

Northface Chimney/Flue status 9 May 2023

From: melissa . (melissa@fgpm.com)

To: melissa@fgpm.com

Date: Tuesday, May 9, 2023 at 02:29 PM EDT

Northface Chimney/Flue status 9 May 2023

The Board of Directors met for the 2nd Quarterly Board Meeting on Saturday 6 May 2023. Minutes will be forthcoming. The major topic of discussion was chimney/fireplace status.

The largest issue remains the common flues in Buildings 2 and 3. The committee is pursuing an option that would reduce the projected cost discussed at the Nov2022 Annual Owners Meeting. Key to finalizing this option is to identify the flue size requirements of existing wood stoves in Buildings 2 and 3 (i.e., typically 6 or 8-inch).

IMMEDIATE REQUEST: Owners of Units 9 - 32 (Buildings 2 and 3) please notify management of the required flue size of your existing wood stoves. The best place to find this information is your wood stove owners manual. The sooner we receive this information, the sooner we can finalize the approach and move forward. Please provide as soon as possible - Time is of the essence. Note: It is our understanding that Units 11, 23, and 28 operate on pellet stoves and that Unit 10 has no stove. Owners of the above-mentioned units, if this information is correct, we do not need your flue size – Please Confirm.

Additionally, we are pursuing the need to replace thimbles in Buildings 1 and 4 as briefed at the Nov 2022 Annual Owners Meeting. Once resolved, your unit should be set to resume operations - subject to correction of any interior clearance issues that may need to be rectified by the unit owner (previously identified in the Safety Sweep Report you received). Interior unit stove clearance issues are an individual unit owner's responsibility.

The Board's goal is to have all fireplaces operational by November. To that end, the Board will be conducting weekly status reviews – currently set for 7:00PM Thursdays. These are focused management / Board status meetings, but any unit owner is welcome to attend.

Respectfully

Bob Lang

9 May 2023 Board Meeting President pro tempore

Topic: NF Chimney Status Review

Time: Thursday, May 11, 2023 - Recurring

Join Zoom Meeting

<https://us06web.zoom.us/j/88327498770?pwd=dnVsYkFWL3o3NEZqWFZScXpUNWN2Zz09>

Meeting ID: 883 2749 8770

Passcode: 694935

One tap mobile

+13017158592,,88327498770#,,,,*694935# US (Washington DC)

+13052241968,,88327498770#,,,,*694935# US

Dial by your location

+1 301 715 8592 US (Washington DC)
+1 305 224 1968 US
+1 309 205 3325 US
+1 312 626 6799 US (Chicago)
+1 646 931 3860 US
+1 929 205 6099 US (New York)
+1 564 217 2000 US
+1 669 444 9171 US
+1 669 900 6833 US (San Jose)
+1 689 278 1000 US
+1 719 359 4580 US
+1 253 205 0468 US
+1 253 215 8782 US (Tacoma)
+1 346 248 7799 US (Houston)
+1 360 209 5623 US
+1 386 347 5053 US
+1 507 473 4847 US

Meeting ID: 883 2749 8770

Passcode: 694935

Find your local number: <https://us06web.zoom.us/j/88327498770>

Melissa Carr

Forest Glen Property Management, LLC

PO Box 1313

Glen NH 03838

603-383-8000

melissa@fgpm.com

The information transmitted herein is intended only for the person or entity to which it is addressed and may contain confidential and/or privileged material. Unintended transmission shall not constitute waiver of any privilege. Any review, re-transmission, dissemination or other use of, or taking of any action in reliance upon, this information by persons or entities other than the intended recipient is prohibited. If you received this in error, please contact the sender and delete the e-mail and any attachments from any computer.



Wood Stove Status Letters to Owners - 9 May 2023.pdf

113.8kB